

079.0

0004

0005.A

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

APPRAISED:

Total Card / Total Parcel

757,300 / 757,300

USE VALUE:

757,300 / 757,300

ASSESSED:

757,300 / 757,300

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
8		BRATTLE PL, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	RONAYNE BRENDAN	
Owner 2:		
Owner 3:		
Street 1:	8 BRATTLE PL	
Street 2:		

Twn/Cty:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: N
Postal:	02474	Type:	

PREVIOUS OWNER			
Owner 1:	RONAYNE STEPHEN JOHN A & -		
Owner 2:	RONAYNE BRENDAN -		
Street 1:	8 BRATTLE PLACE		
Twn/Cty:	ARLINGTON		

St/Prov:	MA	Cntry	
Postal:	02474	Type:	

NARRATIVE DESCRIPTION			
This parcel contains .709 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1948, having primarily Wood Shingle Exterior and 1248 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.			

OTHER ASSESSMENTS			
Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS			
Item	Code	Description	%
Z	R1	SINGLE FA	100
o		water	
n		Sewer	
		Electri	
Census:		Exempt	
Flood Haz:			
D		Topo	
s		Street	
t		Gas:	

LAND SECTION (First 7 lines only)			
Use Code	Description	LUC Fact	No of Units
101	One Family	30881	Sq. Ft.
			Site

**IN PROCESS APPRAISAL SUMMARY**

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		30881.000	216,900		540,400	757,300			49423
							GIS Ref		
							GIS Ref		
							Insp Date		
							11/05/18		

PREVIOUS ASSESSMENT								Parcel ID	079.0-0004-0005.A	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	216,900	0	30,881.	540,400	757,300		Year end	12/23/2021
2021	101	FV	209,600	0	30,881.	540,400	750,000		Year End Roll	12/10/2020
2020	101	FV	209,600	0	30,881.	540,400	750,000		Year End Roll	12/18/2019
2019	101	FV	182,000	0	30,881.	540,400	722,400		Year End Roll	1/3/2019
2018	101	FV	182,000	0	30,881.	362,900	544,900		Year End Roll	12/20/2017
2017	101	FV	182,000	0	30,881.	347,400	529,400		Year End Roll	1/3/2017
2016	101	FV	182,000	0	30,881.	316,500	498,500		Year End	1/4/2016
2015	101	FV	170,600	0	30,881.	254,800	425,400		Year End Roll	12/11/2014

SALES INFORMATION				TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes	
RONAYNE STEPHEN	63019-461		12/5/2013	Convenience		100	No	No			
RONAYNE STEPHEN	59668-318		8/2/2012	Convenience			No	No			
RONAYNE STEPHEN	24031-524		12/14/1993				1	No	A		

BUILDING PERMITS												ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
10/19/2004	1033	Re-Roof	12,000	C		G6	GR FY06	3 SKYLIGHTS EYBRO	11/5/2018	MEAS&NOTICE	BS	Barbara S					
10/4/2004	961	Manual	5,000	C		G6	GR FY06	finish storage spa	5/13/2009	Entry Denied	197	PATRIOT					
									4/21/2005	Permit Visit	BR	B Rossignol					
									11/10/2000	Hearing Chag	163	PATRIOT					
									1/18/2000	Meas/Inspect	277	PATRIOT					
									12/1/1981		MS						

Sign: VERIFICATION OF VISIT NOT DATA / / /



## **INTERIOR INFORMATION**

Avg Ht/FL:	STD	
Prim Int Wal	2	- Plaster
Sec Int Wall:		%
Partition:	T	- Typical
Prim Floors:	3	- Hardwood
Sec Floors:		%
Bsmnt Flr:	12	- Concrete
Subfloor:		
Bsmnt Gar:		
Electric:	3	- Typical
Insulation:	2	- Typical
Int vs Ext:	S	
Heat Fuel:	2	- Gas
Heat Type:	3	- Forced H/W
# Heat Sys:	1	
% Heated:	100	% AC:
Solar HW:	NO	Central Vac:
% Com Wal		% Sprinkled

# MOBILE HOME

Make:

odel:

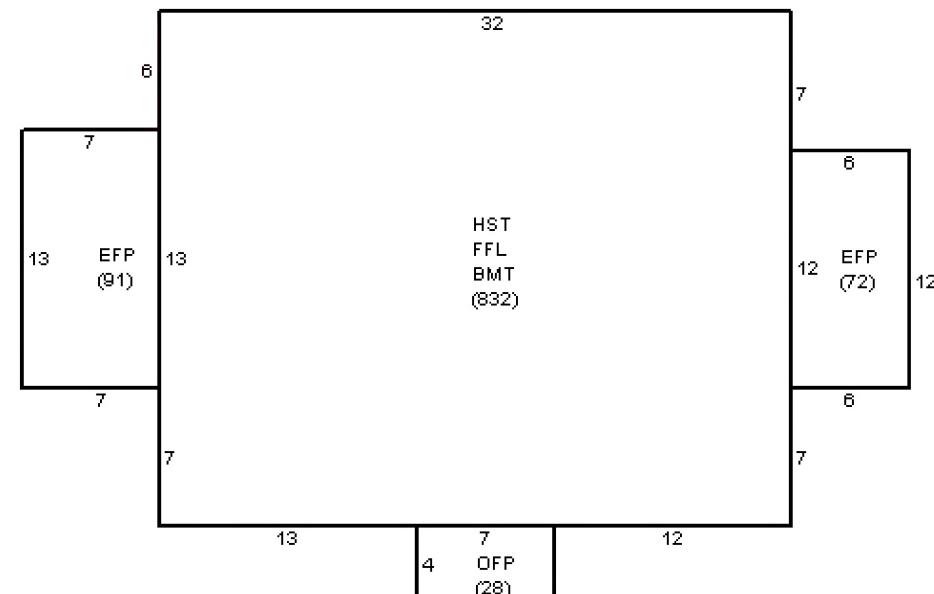
Serial #

Year: \_\_\_\_\_ Color: \_\_\_\_\_

## SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
1	Metal Shed	D	Y	1	6X6	A	AV	1960	0.00	T	40.8	101						

# SKETCH



SUB AREA

Sub Area		Sub Area Detail								
Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
FFL	First Floor	832	148.490	123,540	BMT	33				
HST	Half Story	416	148.490	61,770						
BMT	Basement	275	44.550	12,230						
EFP	Enclos Porch	163	43.920	7,159						
OFP	Open Porch	28	44.000	1,232						
Net Sketched Area:		1,714		Total:	205,931					
Size Ad	1248	Gross Area	2687	FinArea	1248					

IMAGE

**AssessPro** Patriot Properties, Inc.

